

Keith Ashton

Falcon Drive,
Great Warley







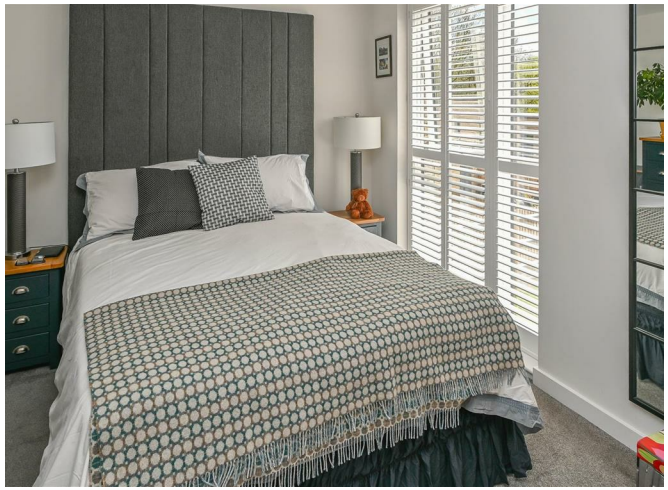
23 FALCON DRIVE

Great Warley, CM13 3GU

£480,000

We are delighted to present this beautifully appointed mid-terrace home, set within the secure and highly sought-after gated community of Brentwood Acres. This stylish residence features a contemporary open-plan kitchen and living area, two generously sized double bedrooms, and two modern bathrooms—offering both comfort and practicality. Perfectly positioned for modern living, the property is within easy reach of outstanding local schools, Brentwood High Street, and Brentwood Train Station, providing fast and convenient access to central London via the Elizabeth Line.

- POPULAR BRENTWOOD ACRES DEVELOPMENT
- TWO DOUBLE BEDROOMS
- AIR CON IN MASTER BEDROOM
- OPEN PLAN KITCHEN / LIVING AREA
- ENSUITE TO PRINCIPAL BEDROOM
- INTEGRATED APPLIANCES
- SOLAR PANELS & AIR SOURCE HEAT PUMP
- SOUTH FACING GARDEN
- WALKING DISTANCE OF BRENTWOOD STATION



Description

The internal layout commences with a welcoming hallway leading through to a contemporary open plan kitchen with stylish units and integrated appliances. The adjoining living area is a spacious, light-filled room, offering direct access to the rear garden. A separate utility room with a WC adds practicality to this ground floor space.

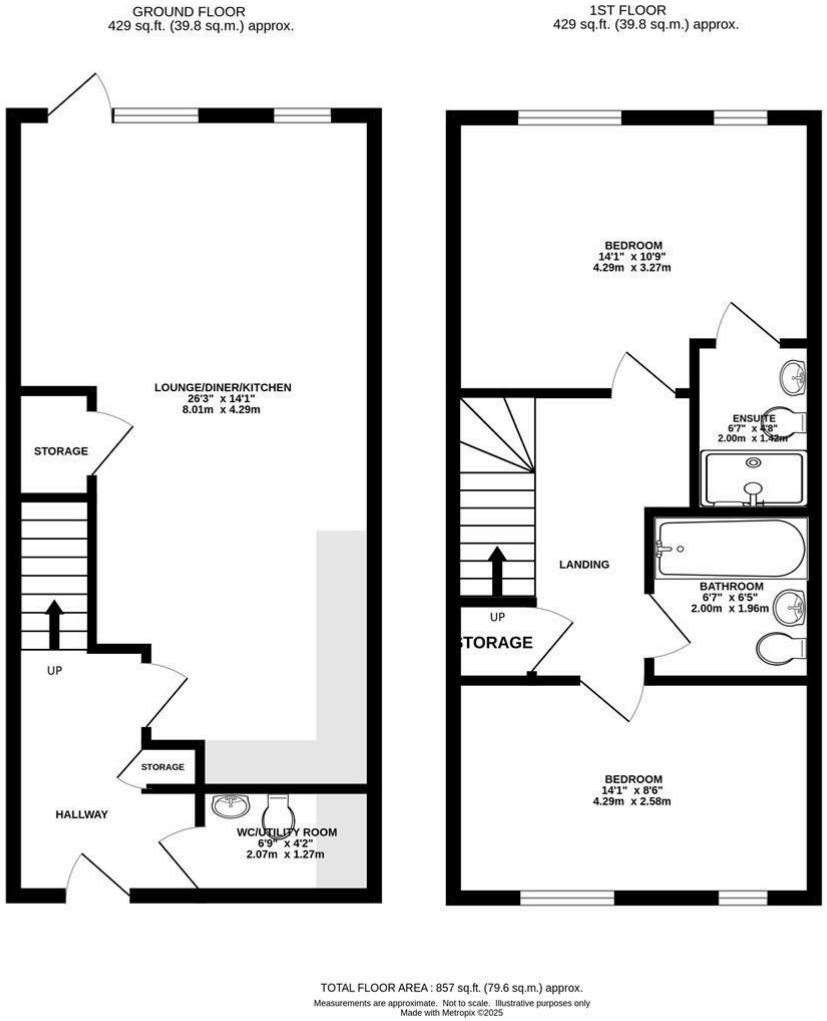
Ascending to the first floor, the landing connects to two generously sized double bedrooms, both bathed in natural light from floor-to-ceiling windows. The principal bedroom benefits from a stylish en-suite shower room, while a modern family bathroom completes this level.

Externally, the south-facing rear garden begins with a paved patio, perfect for outdoor dining—before transitioning into a beautifully landscaped area adorned with mature shrubs. At the front, a block-paved driveway provides off-street parking and includes the added convenience of an electric vehicle charging point. A further allocated parking space is also available nearby.



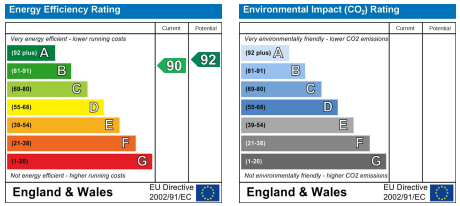






TOTAL FLOOR AREA : 857 sq.ft. (79.6 sq.m.) approx.

Measurements are approximate. Not to scale. Illustrative purposes only
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SERVICES:

Local Authority: Great Warley
Council tax band: D
Post code: CM13 3GU

VIEWING:

Strictly by prior arrangement with Keith Ashton Estate Agents

OPENING HOURS:

Monday to Friday: 8.45AM - 6.30PM | Saturdays: 9AM - 5.30PM | Sundays: 10AM - 2PM

MORTGAGE INFORMATION: We offer the additional facility of an in-house Independent Financial Adviser who will access all mortgage lenders with the purpose of providing you with the benefit of choice. For quotations or comparables please call 01277 260858
or visit our interactive website at www.mortgagebusiness.net

We the Agent have not tested any apparatus, fittings or services for this property. The plot size is intended merely as a guide and has not been officially measured or verified by the Agent. Photographs are for illustration only and may depict items which are not for sale or included in the sale of the property. As part of the service we offer we may recommend ancillary services to you which we believe may help you with your property transaction. We wish to make you aware, that should you decide to use these services we will receive a referral fee. For full and detailed information please visit 'terms and conditions' on our website www.keithashton.co.uk